



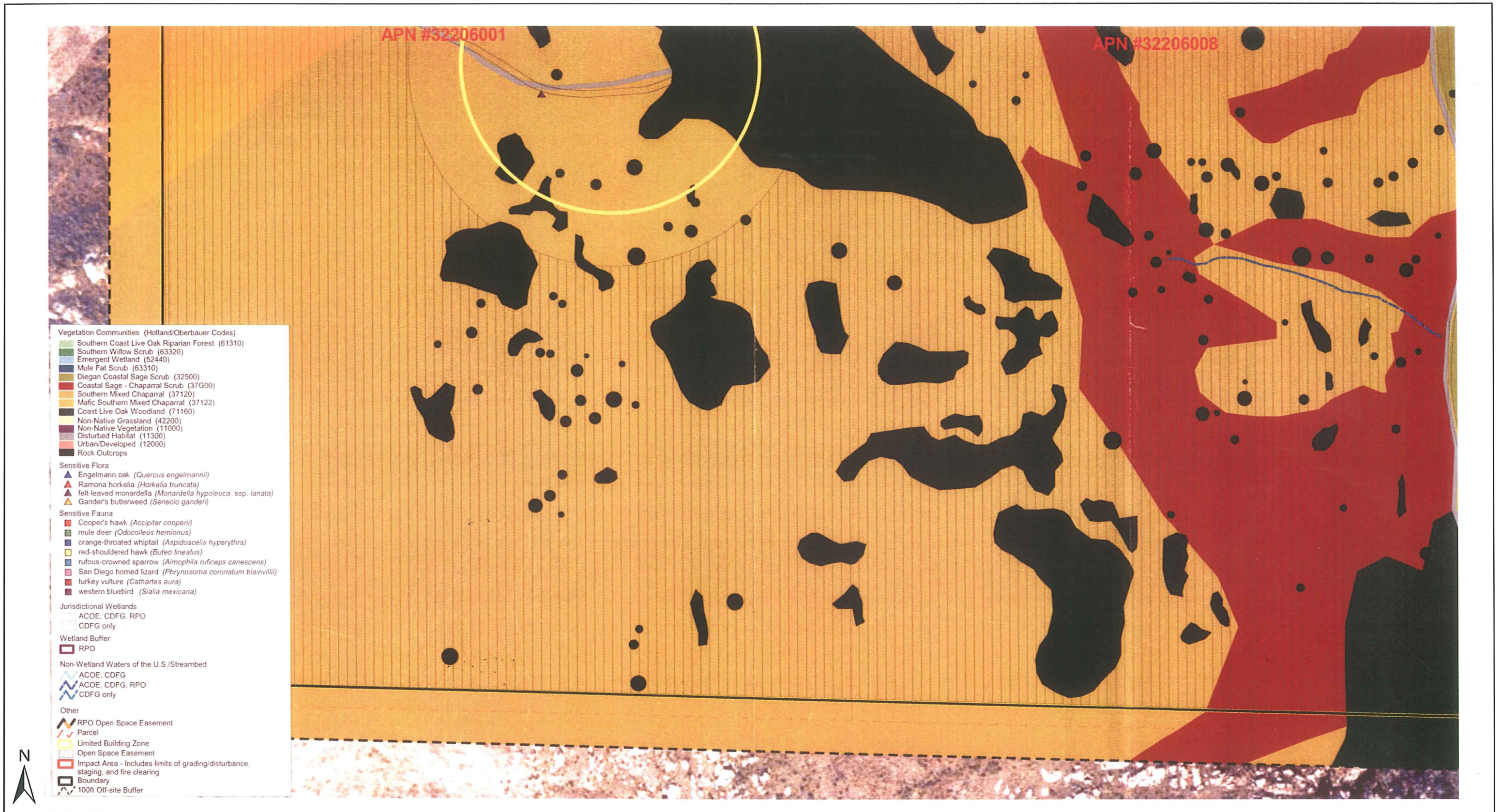
SOURCE: Merkel & Associates, 2008

1/5/10

Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative I

FIGURE
4-2i



SOURCE: Merkel & Associates, 2008

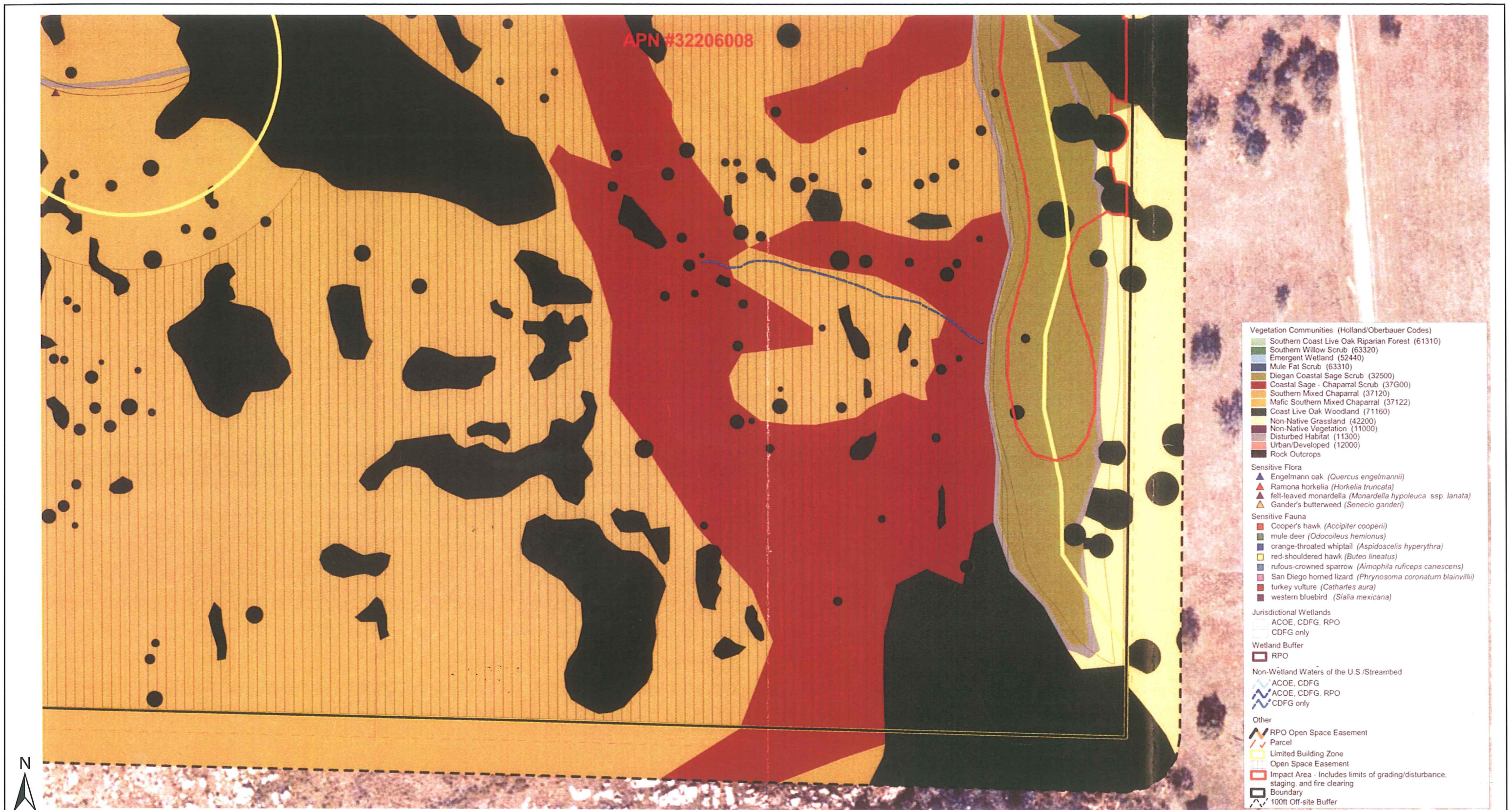
1/5/10

Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative I

FIGURE
4-2j





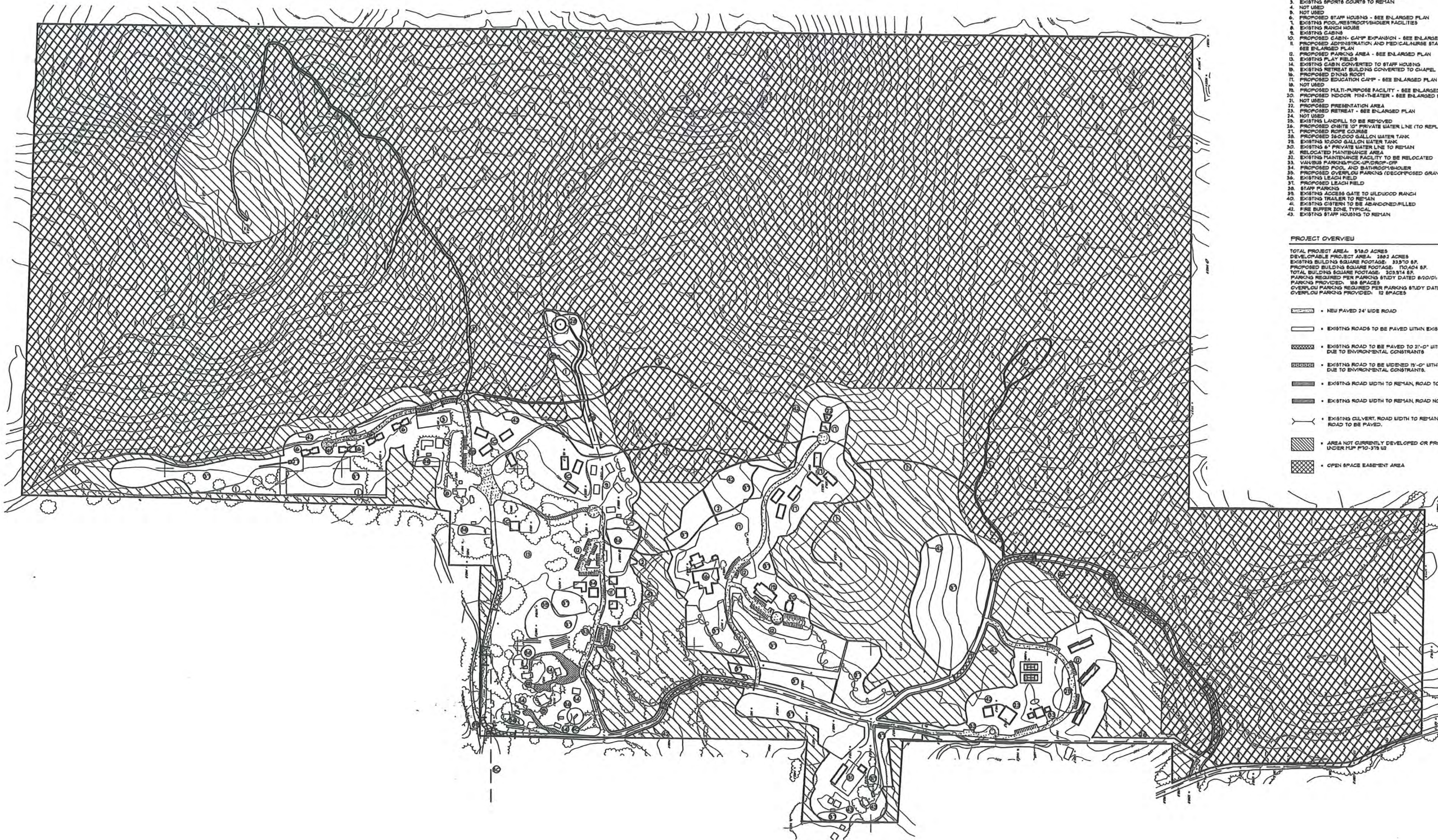
SOURCE: Merkel & Associates, 2008

1/5/10

Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative I

FIGURE
4-2k



SOURCE: Matalon Architecture and Planning, 2009

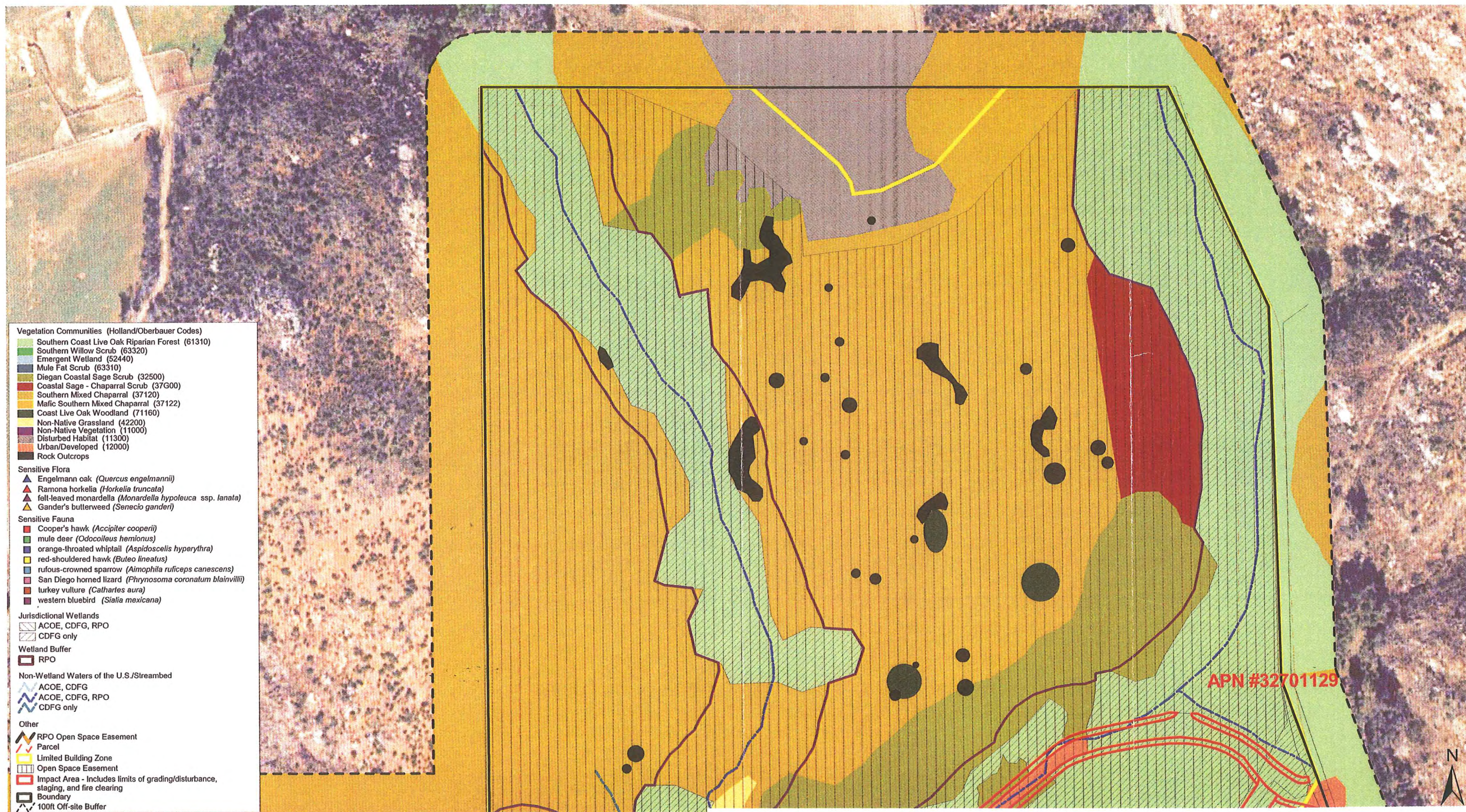
1/5/10



Salvation Army Divisional Camp and Retreat

Reduced Project Alternative II Site Plan

FIGURE
4-3



SOURCE: Merkel & Associates, 2006

1/4/10



Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4a



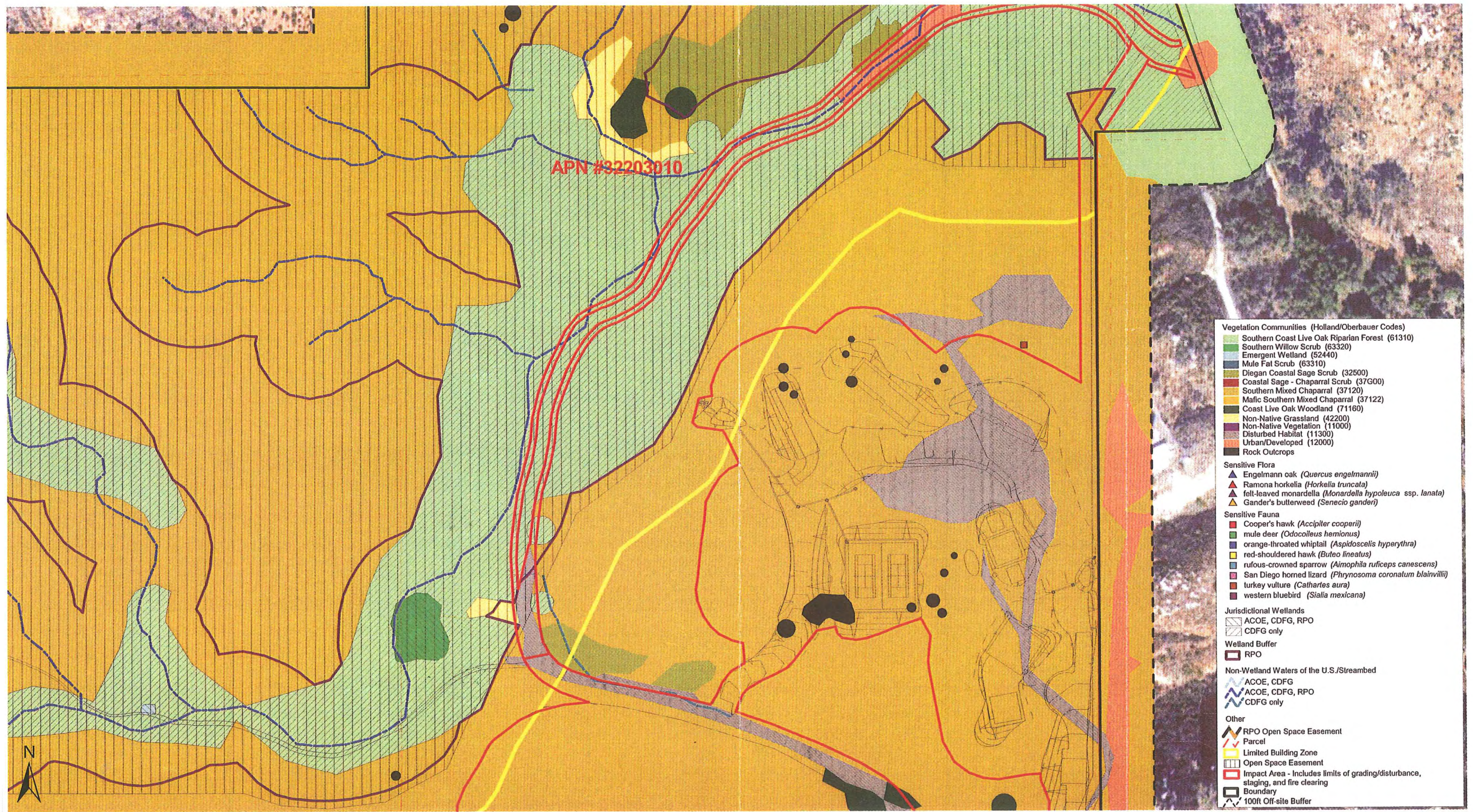
SOURCE: Merkel & Associates, 2006



Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4b



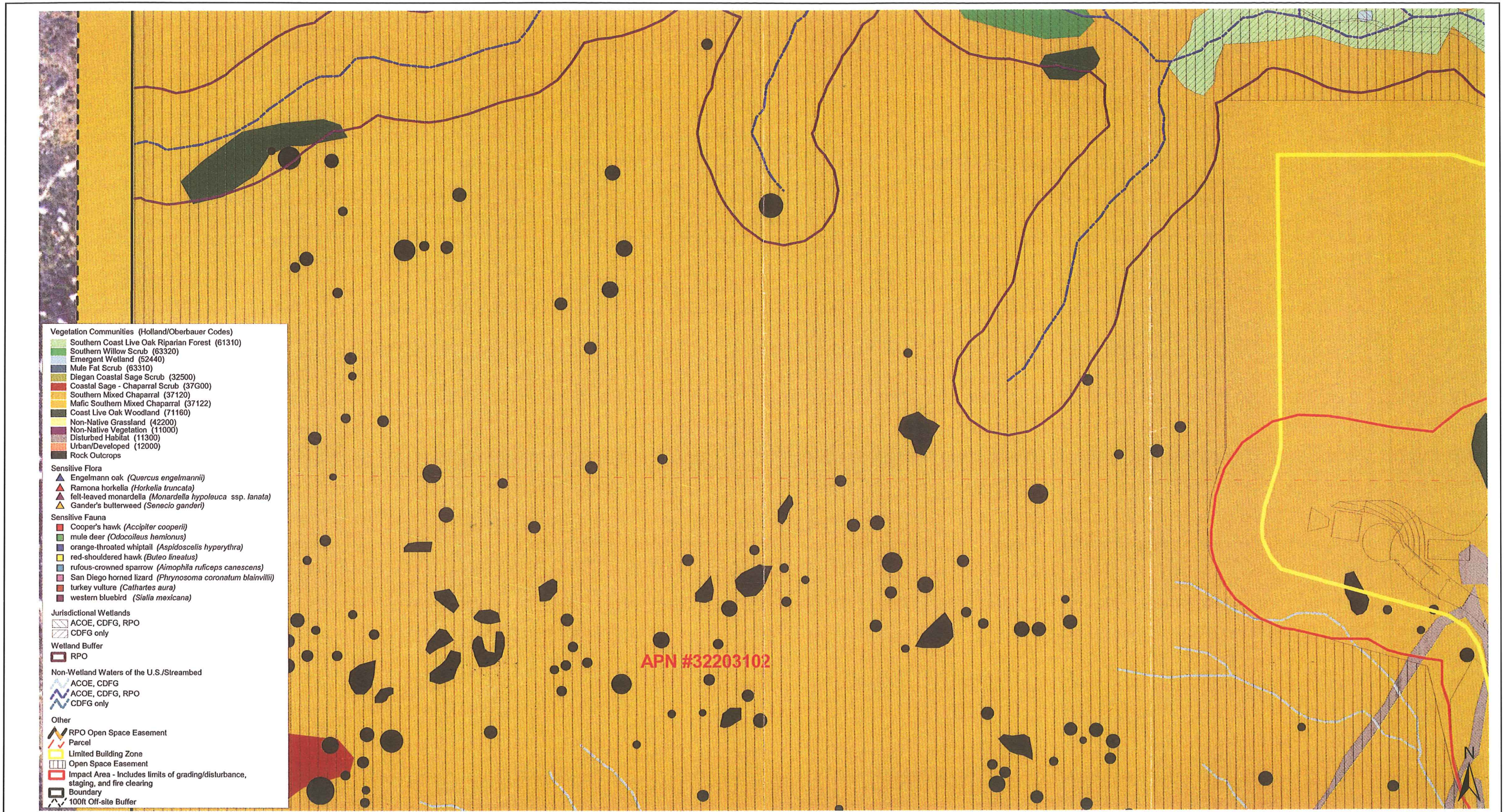
SOURCE: Merkel & Associates, 2006

1/5/10

Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4C



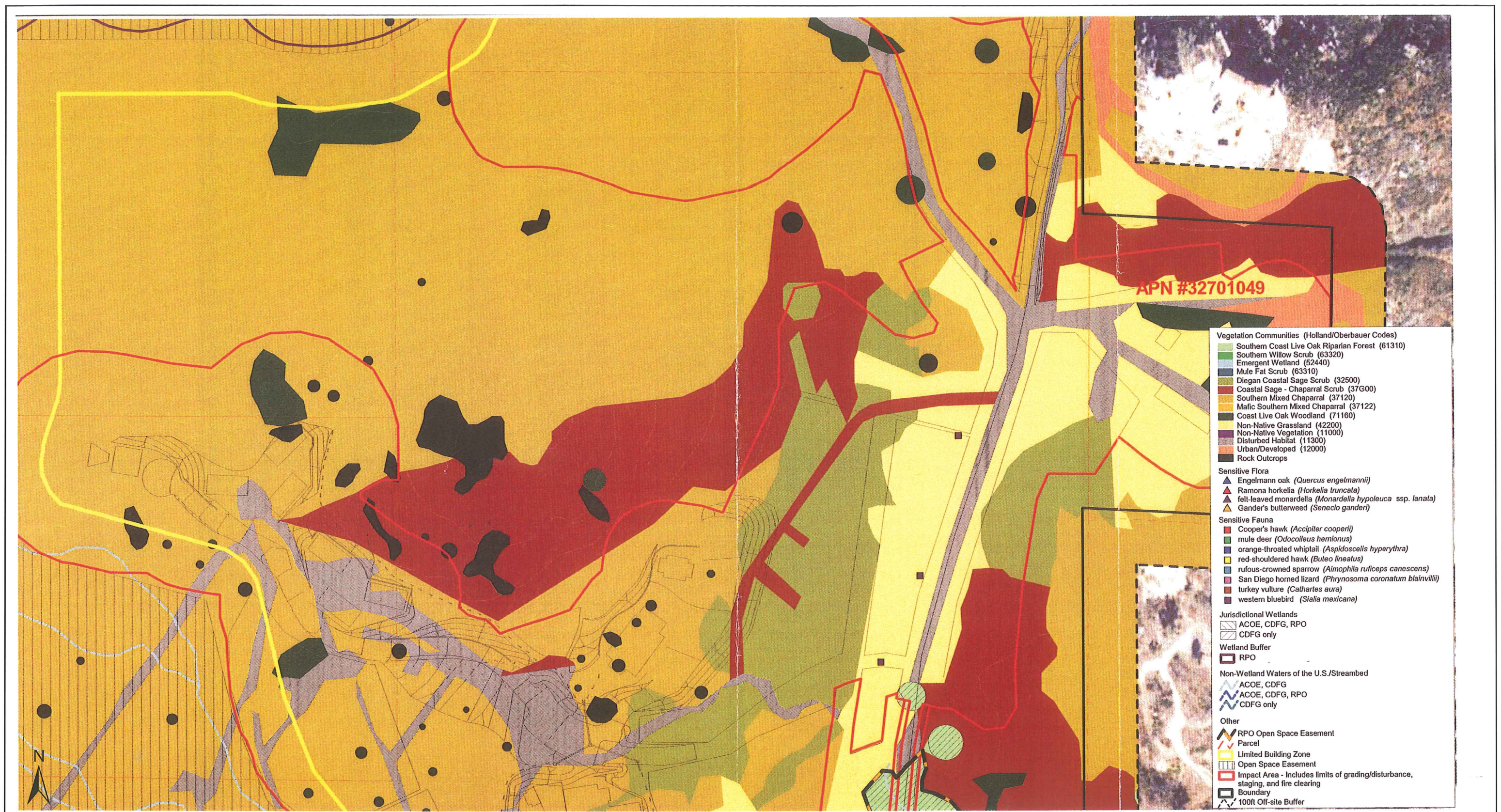
SOURCE: Merkel & Associates, 2006

1/5/10

Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4d



SOURCE: Merkel & Associates, 2006

1/5/10



Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4e

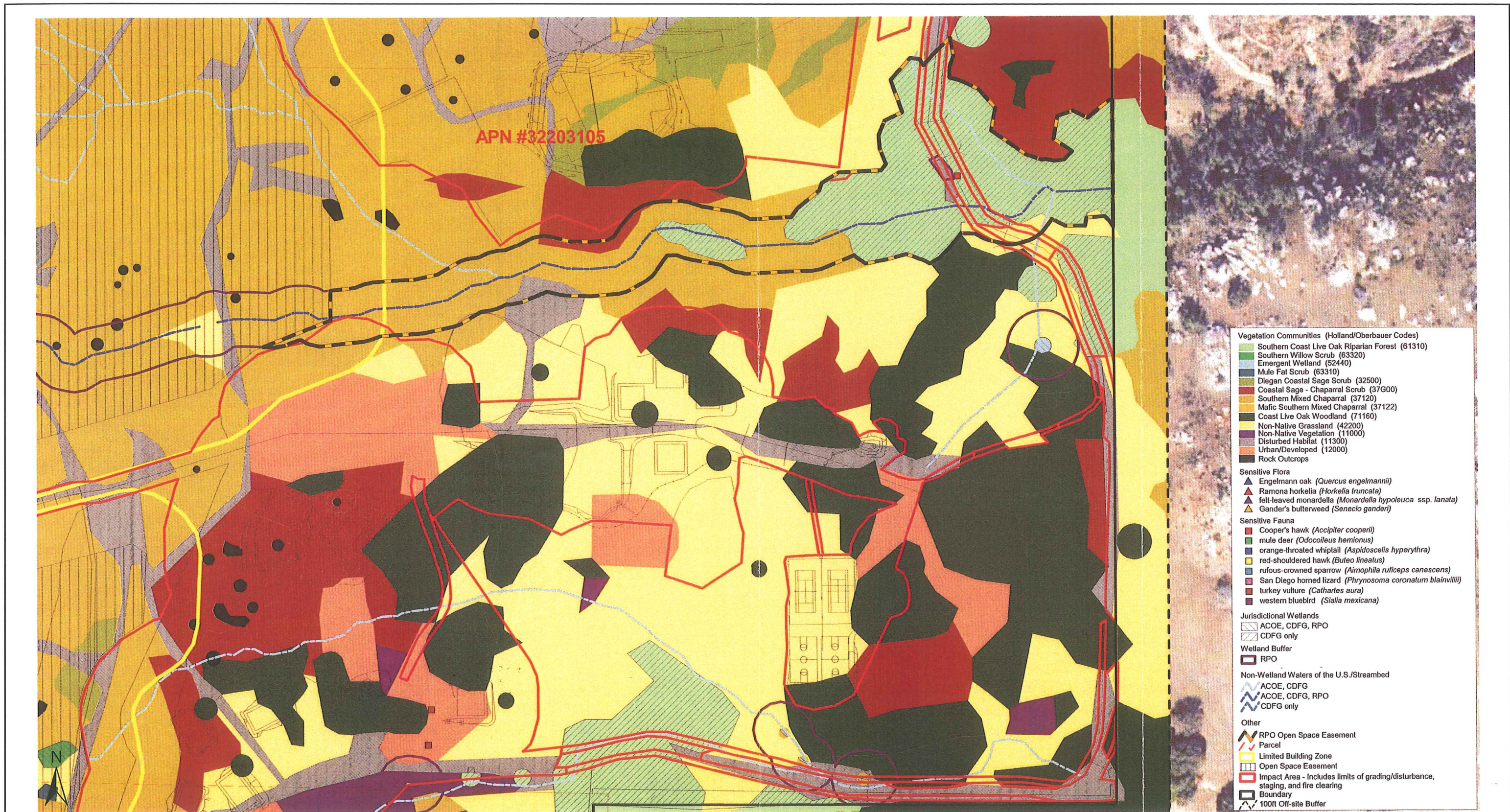


SOURCE: Merkel & Associates, 2006



Salvation Army Divisional Camp and Retreat Biological Resource Map - Alternative II

FIGURE
4-4f



SOURCE: Merkel & Associates, 2006

1/5/10

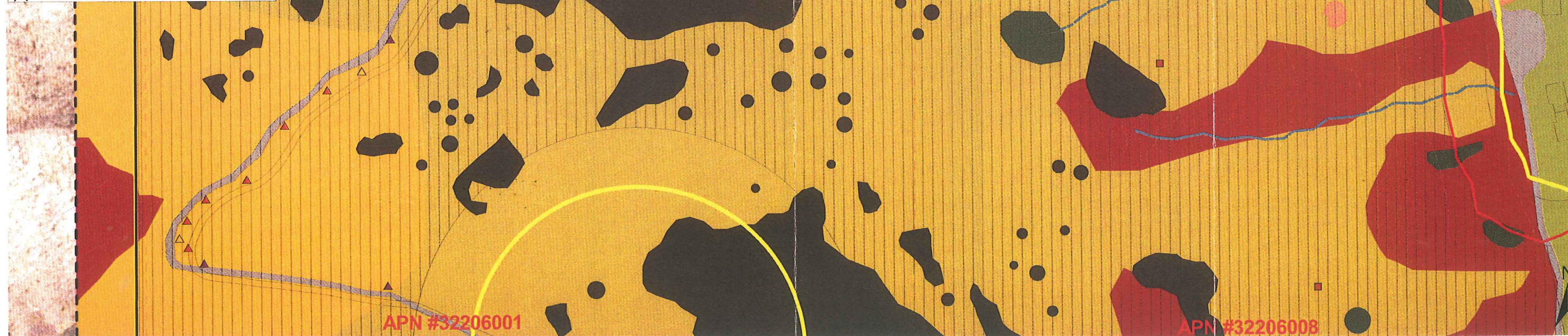


Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4g

- Vegetation Communities (Holland/Oberbauer Codes)**
- Southern Coast Live Oak Riparian Forest (61310)
 - Southern Willow Scrub (63320)
 - Emergent Wetland (52440)
 - Mule Fat Scrub (63310)
 - Diegan Coastal Sage Scrub (32500)
 - Coastal Sage - Chaparral Scrub (37G00)
 - Southern Mixed Chaparral (37120)
 - Mafic Southern Mixed Chaparral (37122)
 - Coast Live Oak Woodland (71160)
 - Non-Native Grassland (42200)
 - Non-Native Vegetation (11000)
 - Disturbed Habitat (11300)
 - Urban/Developed (12000)
 - Rock Outcrops
- Sensitive Flora**
- Engelmann oak (*Quercus engelmannii*)
 - Ramona horkelia (*Horkelia truncata*)
 - fell-leaved monardella (*Monardella hypoleuca* ssp. *lanata*)
 - Gander's butterweed (*Senecio ganderi*)
- Sensitive Fauna**
- Cooper's hawk (*Accipiter cooperii*)
 - mule deer (*Odocoileus hemionus*)
 - orange-throated whiptail (*Aspidoscelis hyperythra*)
 - red-shouldered hawk (*Buteo lineatus*)
 - rufous-crowned sparrow (*Aimophila ruficeps canescens*)
 - San Diego horned lizard (*Phrynosoma coronatum blainvillii*)
 - turkey vulture (*Calhates aura*)
 - western bluebird (*Sialia mexicana*)
- Jurisdictional Wetlands**
- ACOE, CDFG, RPO
 - CDFG only
- Wetland Buffer**
- RPO
- Non-Wetland Waters of the U.S./Streambed**
- ACOE, CDFG
 - ACOE, CDFG, RPO
 - CDFG only
- Other**
- RPO Open Space Easement
 - Parcel
 - Limited Building Zone
 - Open Space Easement
 - Impact Area - Includes limits of grading/disturbance, staging, and fire clearing
 - Boundary
 - 100ft Off-site Buffer



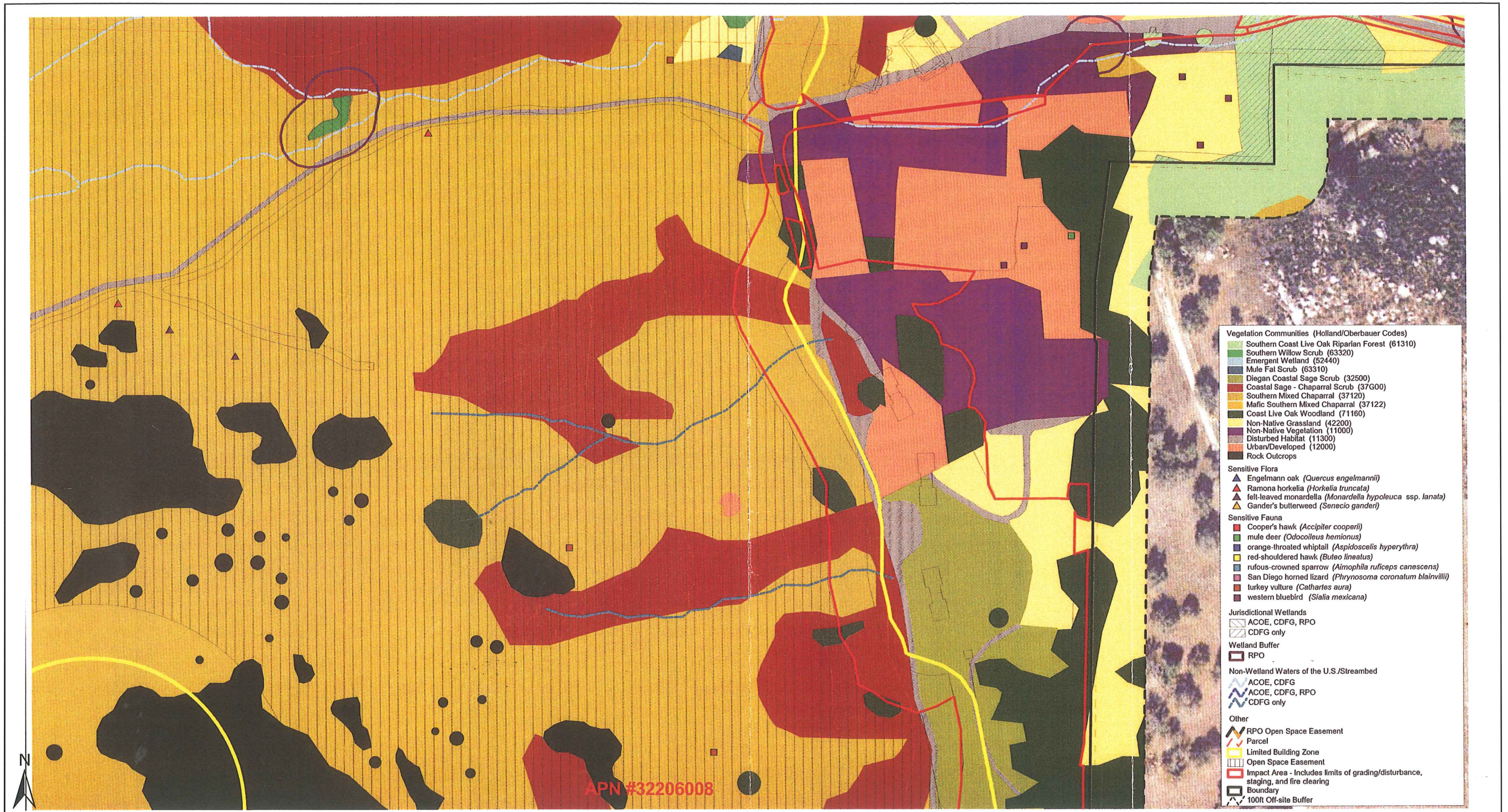
SOURCE: Merkel & Associates, 2006



Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4h



SOURCE: Merkel & Associates, 2006

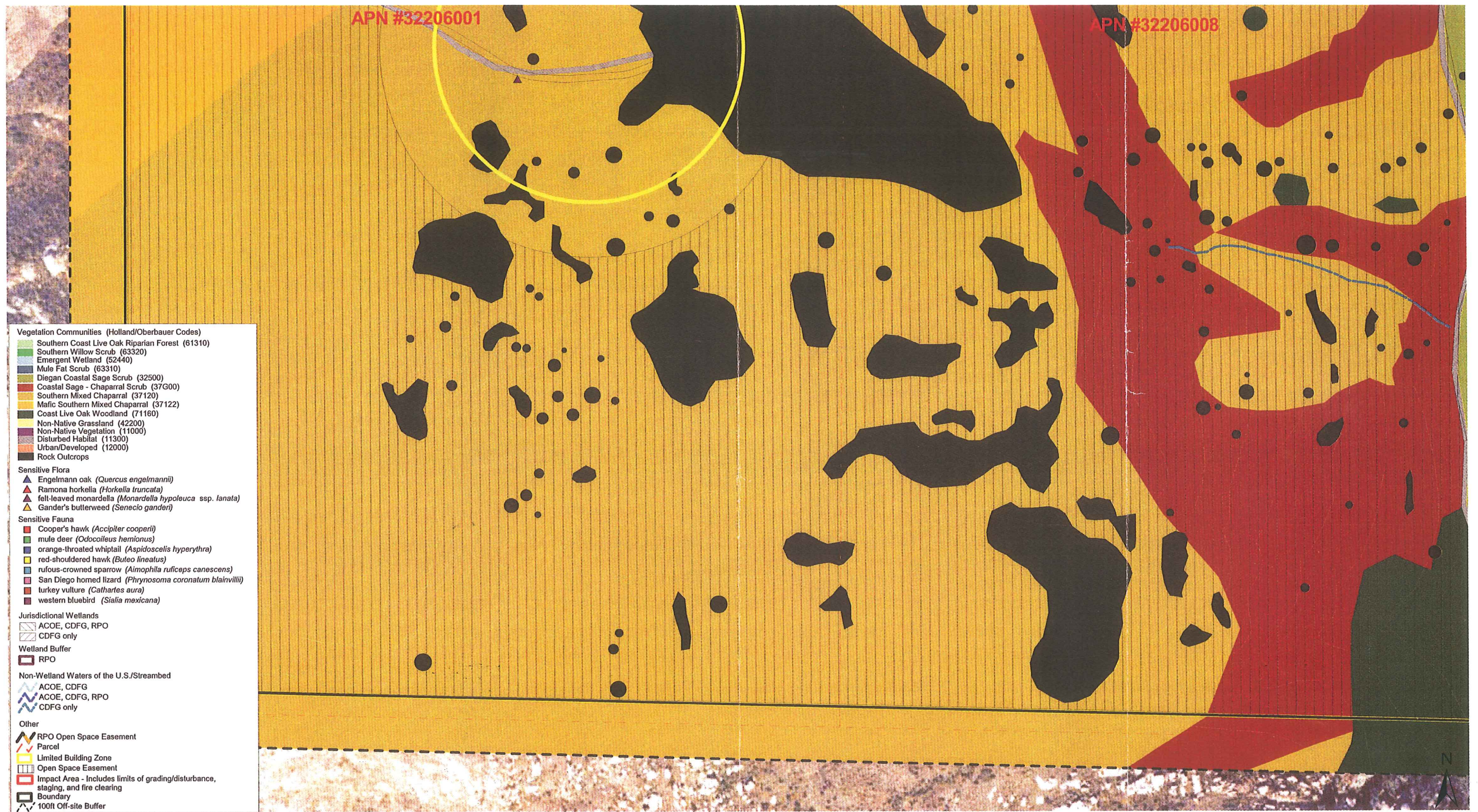


Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE

4-4i



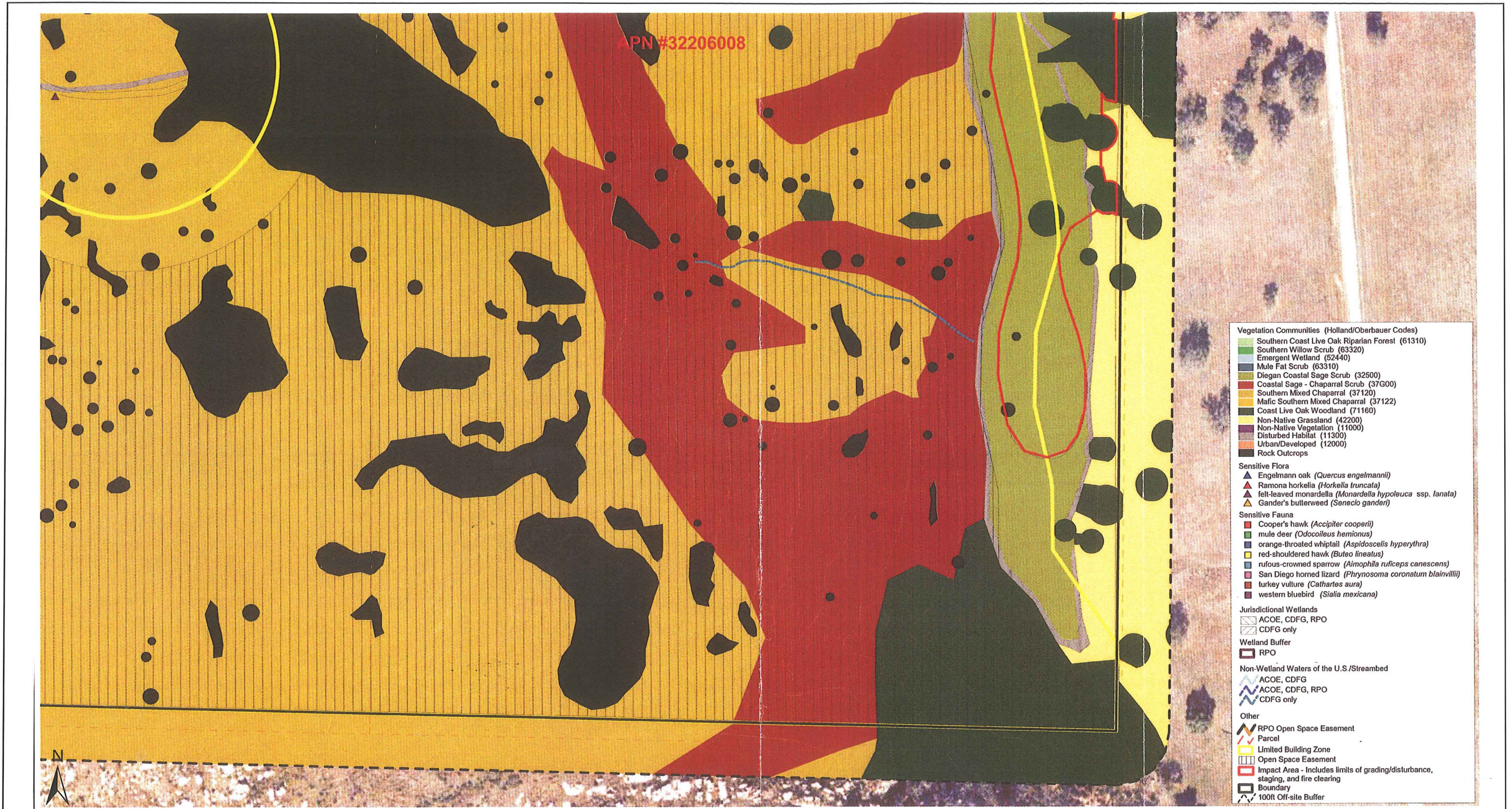
SOURCE: Merkel & Associates, 2006



Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4j



SOURCE: Merkel & Associates, 2006



Salvation Army Divisional Camp and Retreat

Biological Resource Map - Alternative II

FIGURE
4-4k

TABLE 4-1
Project Alternatives Impact Comparison

GEOLOGY/SOILS		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 2.1: Significant/mitigable seismic hazards impacts.	Incrementally reduced: Significant/mitigated seismic hazards impacts.	Incrementally reduced: Significant/mitigated seismic hazards impacts.
Impact 2.1b: Significant/mitigable soil erosion impacts.	Incrementally reduced: Significant/mitigated soil erosion impacts.	Incrementally reduced: Significant/mitigated soil erosion impacts.
BIOLOGICAL RESOURCES		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 2.2a: Significant/mitigated impact to 2.00 acres of Southern Coast Live Oak Riparian Forest.	Incrementally reduced: Significant/mitigated impact to 1.36 acres of Southern Coast Live Oak Riparian Forest.	Same as Reduced Alt. I: Significant/mitigated impact to 1.36 acres of Southern Coast Live Oak Riparian Forest.
Impact 2.2b: Significant/mitigated impact to 7.29 acres of Coast Live Oak Woodlands.	Incrementally reduced: Increased: Significant/mitigated impact to 6.85 <u>7.96</u> acres of Coast Live Oak Woodlands.	Same as Reduced Alt. I: Significant/mitigated impact to 6.85 <u>7.96</u> acres of Coast Live Oak Woodlands.
Impact 2.2c: Significant/mitigated impact to 0.10 <u>0.04</u> acre of RPO wetlands.	Incrementally reduced: Significant/mitigated impact to 0.10 <u>0.03</u> acre of RPO wetlands.	Same as Reduced Alt. I: Significant/mitigated impact to 0.10 <u>0.03</u> acre of RPO wetlands.
Impact 2.2d: Significant/mitigated impact to 13.12 acres of Diegan Coastal Sage Scrub.	Incrementally reduced: Significant/mitigated impact to 12.18 <u>12.29</u> acres of Diegan Coastal Sage Scrub.	Same as Reduced Alt. I: Significant/mitigated impact to 12.18 <u>12.29</u> acres of Diegan Coastal Sage Scrub.
Impact 2.2e: Significant/mitigated impact to 9.26 acres of Coastal Sage-Chaparral Scrub.	Incrementally reduced: Significant/mitigated impact to 8.18 acres of Coastal Sage-Chaparral Scrub.	Same as Reduced Alt. I: Significant/mitigated impact to 8.18 acres of Coastal Sage-Chaparral Scrub.
Impact 2.2f: Significant/mitigated impact to 37.36 acres of Southern Mixed Chaparral.	Incrementally reduced: Significant/mitigated impact to 32.88 <u>36.73</u> acres of Southern Mixed Chaparral.	Incrementally reduced: Significant/mitigated impact to 31.91 <u>36.73</u> acres of Southern Mixed Chaparral.
Impact 2.2g: Significant/mitigated impact to 12.33 <u>12.45</u> acres of Non-native Grasslands.	Incrementally reduced: Significant/mitigated impact to 11.93 <u>12.41</u> acres of Non-native Grasslands.	Same as Reduced Alt. I: Significant/mitigated impact to 11.93 <u>12.41</u> acres of Non-native Grasslands.

BIOLOGICAL RESOURCES (continued)		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 2.2h: Significant/mitigated impact to 38 Engelmann Oaks.	Incrementally reduced: Significant/mitigated impact to 32 Engelmann Oaks.	Same as Reduced Alt. I: Significant/mitigated impact to 32 Engelmann Oaks.
Impact 2.2i: Significant/mitigated indirect noise impacts to the California Gnatcatcher.	Incrementally reduced: Significant/mitigated indirect noise impacts to the California Gnatcatcher.	Same as Reduced Alt. I: Significant/mitigated indirect noise impacts to the California Gnatcatcher.
Impact 2.2j: Significant/mitigated indirect noise impacts to nesting raptors.	Incrementally reduced: Significant/mitigated indirect noise impacts to nesting raptors.	Same as Reduced Alt. I: Significant/mitigated indirect noise impacts to nesting raptors.
Impact 2.2k: Significant/unmitigated impact related to a conflict with the MSCP/BMO (edge effects).	Not significant.	Not significant.
Impact 2.2l: Significant/unmitigated impact related to a conflict with the MSCP/BMO (wetlands).	Not significant.	Not significant.
Impact 2.2m: Significant/unmitigated impact related to a conflict with the MSCP/BMO (habitat).	Not significant.	Not significant.
Impact 2.2n: Significant/unmitigated impact related to a conflict with the MSCP/BMO (corridor).	Not significant.	Not significant.
Impact 2.2o: Significant/unmitigated impact related to a conflict with the RPO (sensitive habitat).	Not significant.	Not significant.
Impact 2.2p: Significant/unmitigated impact related to a conflict with the RPO (wetlands).	Not significant.	Not significant.

HAZARDS & HAZARDOUS MATERIALS		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 2.3.a: Significant/mitigated soil contamination impacts.	Same as Proposed Project: Significant/mitigated soil contamination impacts.	Same as Proposed Project: Significant/mitigated soil contamination impacts.
Impact 2.3.b: Significant/mitigated wildland fire hazard.	Incrementally Reduced: Significant/mitigated wildland fire hazard.	Same as Reduced Alt. 1: Significant/mitigated wildland fire hazard.
NOISE		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 2.4.a: Significant/mitigable temporary construction noise impact within 125 feet of the camp property line bordering residential property.	Same as Proposed Project: Significant/mitigable temporary construction noise impact within 125 feet of the camp property line bordering residential property.	Same as Proposed Project: Significant/mitigable temporary construction noise impact within 125 feet of the camp property line bordering residential property.
Impact 2.4.b: Significant/mitigable noise impact from amplification equipment use at outdoor forums.	Same as Proposed Project: Significant/mitigable noise impact from amplification equipment.	Same as Proposed Project: Significant/mitigable noise impact from amplification equipment.
Impact 2.4.c: Significant/mitigable noise impact from AC units.	Incrementally reduced: Significant/mitigable noise impact from AC units.	Incrementally reduced: Significant/mitigable noise impact from AC units.
Impact 2.4.d: Significant/mitigable noise impacts from maintenance north of the Retreat Center and south of the existing landfill.	Incrementally reduced: Significant/mitigable noise impacts from maintenance south of the existing landfill.	Same as Reduced Alt. 1: Significant/mitigable noise impacts from maintenance south of the existing landfill.
Impact 2.4.e: Significant/mitigable temporary construction noise impacts on sensitive avian habitats.	Incrementally reduced: Significant/mitigable temporary construction noise impacts on sensitive avian habitats.	Incrementally reduced: Significant/mitigable temporary construction noise impacts on sensitive avian habitats.
AESTHETICS		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 2.5.a: Significant/mitigable aesthetics impact from 20-foot Retreat Center access road cut slope.	Not significant.	Not significant.

CULTURAL RESOURCES		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 2.6.a.1: Significant/mitigable impact to CA-SDI-15113.	Same as Proposed Project: Significant/mitigable impact to CA-SDI-15113.	Same as Proposed Project: Significant/mitigable impact to CA-SDI-15113.
Impact 2.6.a.2: Significant/mitigable impact to CA-SDI-15115.	Same as Proposed Project: Significant/mitigable impact to CA-SDI-15115.	Same as Proposed Project: Significant/mitigable impact to CA-SDI-15115.
Impact 2.6.a.3: Significant/mitigable impact to CA-SDI-15116.	Same as Proposed Project: Significant/mitigable impact to CA-SDI-15116.	Same as Proposed Project: Significant/mitigable impact to CA-SDI-15116.
Impact 2.6b: Significant/mitigable impact to CA-SDI-15114.	Same as Proposed Project: Significant/mitigable impact to CA-SDI-15114.	Same as Proposed Project: Significant/mitigable impact to CA-SDI-15114.
LAND USE/PLANNING		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 2.7a: Significant/unmitigated impact related to a conflict with Policy 9 of the General Plan Conservation Element.	Not significant.	Not significant.
Cumulative Transportation/Traffic		
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 3.1.10a: Significant/mitigated cumulative impact to roadway segments.	Incrementally reduced: Significant/mitigated cumulative impact to roadway segments.	Incrementally reduced: Significant/mitigated cumulative impact to roadway segments.
PROPOSED PROJECT	REDUCED PROJECT ALTERNATIVE 1	REDUCED PROJECT ALTERNATIVE 2
Impact 3.1.10a: Significant/mitigated cumulative impact to intersections.	Incrementally reduced: Significant/mitigated cumulative impact to intersections.	Incrementally reduced: Significant/mitigated cumulative impact to intersections.

TABLE 4-2
Alternatives Comparison of BMO Required Mitigation and Open Space Constituents

Habitat Tier	Vegetation Community	Proposed Project			Reduced Alternative I/II		
		Impact	Required Mitigation	Open Space Easement	Impact	Required Mitigation	Open Space Easement
I	Southern Willow Scrub	0.00	0.00	0.67	0.00	0.00	0.30
I	Emergent Wetland	0.00	0.00	0.01	0.00	0.00	0.00
I	Southern Coast Live Oak Riparian Forest	2.00	4.00 ²	15.05	1.36	2.72 ²	16.21
I	Coast Live Oak Woodland	7.29	14.58 ²	3.84	6.85	13.70 ²	2.72
Oak Woodlands Subtotal		9.29	18.58	19.57	8.21	16.42	18.48
I	Mafic Southern Mixed Chaparral	0.00	0.00	6.46	0.00	0.00	6.46
II	Diegan Coastal Sage Scrub	13.12	19.68	0.01	12.18	18.27	4.23
II	Coastal Sage-Chaparral Scrub	9.26	13.89	29.07	8.18	12.27	26.89
Scrub & Tier I Chaparral Subtotal		22.38	33.57	35.54	20.36	30.54	31.12
III	Southern Mixed Chaparral	37.36	37.36	53.25	32.88/31.91	32.88/31.91	51.33
III	Non-native Grasslands	12.33 ¹	6.17 ¹	0.36	12.29 ¹	6.15 ¹	0.42
Tier III Habitats Subtotal		49.69	49.69	53.61	45.17/44.20	39.03/38.06	51.75
IV	Disturbed	9.52	0.00	0.25	9.08	0.00	0.32
IV	Urban/Developed	4.73	0.00	0.03	4.72	0.00	0.03
Tier IV Habitats Subtotal		14.25	0.00	0.28	13.8	0.00	0.35
TOTAL		95.61	95.68	109.00	87.54/86.57	85.99/85.02	102.00

Notes: ¹ Includes impacts and mitigation from wetland creation site.

² Includes impacts and mitigation for oak impacts within 25 foot buffer.

Source: Merkel & Associates, 2003.

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